

## Springview Farms Homeowners Association 2016 Budget

	2016 Actual					2016 Proposed				
	SVF East** 196	LV (only) 32	SVF West 134	ALL	TOTAL	SVF East** 196	LV (only) 32	SVF West 99	ALL 295	TOTAL
<b>Revenues</b>										
* HOA Dues	\$ 133,876	\$ 11,233	\$ 41,490	\$ 19,916	\$ 206,515	\$ 165,228	\$ 32,550	\$ 46,500		\$ 244,278
Fines	\$ 2,687	\$ 175	\$ 750		\$ 3,612					
<b>Total Revenue</b>	<b>\$ 136,563</b>	<b>\$ 11,408</b>	<b>\$ 42,240</b>	<b>\$ 19,916</b>	<b>\$ 210,127</b>	<b>\$ 165,228</b>	<b>\$ 32,550</b>	<b>\$ 46,500</b>		<b>\$ 244,278</b>
<b>Expenditures</b>										
Property Management Fees - 6%	\$ 6,984	\$ 1,751	\$ 3,031		\$ 11,766	\$ 9,914	\$ 1,953	\$ 2,790		\$ 14,657
Power	\$ 4,987	\$ 694	\$ 1,331		\$ 7,012	\$ 11,000	\$ 715			\$ 11,715
Water	\$ 34,701	\$ 369	\$ 4,822		\$ 39,892	\$ 44,000		\$ 6,000		\$ 50,000
Pressurized Irrigation					\$ -			\$ 10,000		\$ 10,000
Insurance				\$ 7,202	\$ 7,202				\$ 7,000	\$ 7,000
Landscaping Maintenance	\$ 43,096	\$ 2,300	\$ 4,623		\$ 50,019	\$ 41,000	\$ 3,600	\$ 16,500		\$ 61,100
Snow Removal		\$ 1,750	\$ 225		\$ 1,975					
Repairs & Maintenance	\$ 13,879	\$ 1,854	\$ 2,940		\$ 18,673	\$ 17,210	\$ 3,540	\$ 3,000		\$ 23,750
Entrance Waterfall (carryover)	\$ 45,757		\$ 4,340		\$ 50,097					
Pond Repair	\$ 9,624				\$ 9,624					
Miscellaneous/Dues/Postage				\$ 969	\$ 969				\$ 8,400	\$ 8,400
Violation Enforcement Costs	\$ 322		\$ 690		\$ 1,012				\$ 3,500	\$ 3,500
Phone Service		\$ 1,021			\$ 1,021		\$ 650			\$ 650
Legal	\$ 76				\$ 76				\$ 2,500	\$ 2,500
Accounting					\$ -				\$ 1,000	\$ 1,000
Reimbursement for Sage II Trail Reserve			\$ (10,050)		\$ (10,050)					
Uncollectible Dues					\$ -	\$ 5,880	\$ 960	\$ 3,000		\$ 9,840
<b>Total Expenditures</b>	<b>\$ 159,426</b>	<b>\$ 9,739</b>	<b>\$ 11,952</b>	<b>\$ 8,171</b>	<b>\$ 189,288</b>	<b>\$ 129,004</b>	<b>\$ 11,418</b>	<b>\$ 41,290</b>	<b>\$ 22,400</b>	<b>\$ 204,112</b>
<b>TOTAL INCREASE/DECREASE</b>	<b>\$ (22,863)</b>	<b>\$ 1,669</b>	<b>\$ 30,288</b>	<b>\$ 11,745</b>	<b>\$ 20,839</b>	<b>\$ 36,224</b>	<b>\$ 21,132</b>	<b>\$ 5,210</b>	<b>\$ (22,400)</b>	<b>\$ 40,166</b>
	\$ 48,822	Savings 1/1/2016								
	\$ 25,959	\$ 1,669	\$ 30,288	\$ 11,745	Savings 12/31/2016					69,661
<b>One Time Expenses</b>										
SVF East Entrance Waterfall/Pond						\$ 25,000				
Sage I & II Entrance Pond							\$ 5,000			

\* The above expenditures are based on research and are a best estimate. However, this is only a budget. Actual expenditures may differ from the budgeted amounts.

\*\* SVF East budget includes Loumis Village